

## Davis County, UTAH: Relocation Information

Are you planning on moving to Davis County? Here are some links that will help your decision.

Tourist attractions, recreation, lodging properties, restaurants: [www.davisareacvb.com](http://www.davisareacvb.com)

Event Calendar: [www.daviscountyutah.gov](http://www.daviscountyutah.gov)

Davis School District: [www.davis.k12.ut.us](http://www.davis.k12.ut.us)

Real estate, churches, moving companies etc: [www.qwestdex.com](http://www.qwestdex.com)

### Current Demographic and Economic Baseline of Davis County

#### Population

Population (2006)	286,547
Median Age (2005)	28.2
Households (2005)	81,754
Average Household Income (2006)	\$68,347

#### Employment

Average Nonagricultural Employment (2005)		95,963
Employer Firms (2005)		6,586
Average Annual Wage (2005)		\$32,556
Major Employment Sectors (2005)	Number	Share
Government	24,002	25.0%
Trade, Transportation, Utilities	19,063	19.9%
Manufacturing	10,591	11.0%
Professional & Business Services	9,221	9.6%
Education & Health Services	8,637	9.0%

#### Retail Sales

Taxable 2005 Retail Sales (millions)	\$2,064.3
Major Retail Categories (millions)	
Motor Vehicles	\$514.9
General Merchandise	\$426.2
Food Stores	\$351.3
Per Capita Retail Sales	\$7,204

#### Housing, New Construction and Real Estate

	Number	Share
Total Housing Units (2006)	93,000	100.0%
Owner Occupied	72,800	78.3%
Renter Occupied	17,150	18.4%
Median Home Prices (2006)		
Existing	\$198,940	
New	\$250,000	

**Table 2 Population Share of Wasatch Front Counties, 1990–2006**

	1990		2000		2006	
	Population	Share	Population	Share	Population	Share
Davis	188,000	14.0%	240,204	14.0%	286,547	14.5%
Salt Lake	728,000	54.3%	902,777	52.7%	996,374	50.5%
Utah	266,000	19.8%	371,894	21.7%	475,425	24.1%
Weber	159,000	11.9%	197,541	11.5%	215,870	10.9%
Total	1,341,000	100.0%	1,712,416	100.0%	1,974,216	100.0%

Source: Governor's Office of Planning and Budget

All but one city in Davis County participated in this population expansion. The fastest growing city was Syracuse, with a population increase of 271%. In contrast, the nearby city of Sunset experienced a population decline of 6.9%. The county's population growth has been concentrated in the cities of northern Davis County (north of Farmington to the county line). Since 1990 the population of the county has increased by nearly 81,000 people, and 80% of this population growth has occurred in northern Davis County. The five fastest growing cities in the county are all located in northern Davis County: Syracuse, Clinton, South Weber, West Point, and Kaysville. These five cities combined for an increase in population of 37,500 since 1990. The population of Layton, the largest city in the county, increased by 19,600 over the past 15 years, the largest absolute increase in population of any city. Since 1990, the population gain for Layton alone exceeds the population gain for all southern Davis County cities.

**Table 3 Population Change by City, 1990–2005**

<i>North Davis</i>	1990	2005	Change
Layton	42,181	61,782	19,601
Clearfield	21,531	27,413	5,882
Kaysville	14,215	22,510	8,295
Syracuse	4,864	17,938	13,074
Clinton	8,015	17,735	9,720
West Point	3,998	7,650	4,779
South Weber	2,871	5,593	1,595
Sunset	5,348	4,947	-401
Fruit Heights	3,808	4,764	956
Total	106,831	170,332	63,501
<i>South Davis</i>			
Bountiful	38,656	41,085	2,429
Centerville	11,544	14,898	3,354
Farmington	9,506	14,357	4,851
North Salt Lake	6,784	10,538	3,754
Woods Cross	5,381	8,019	2,638
West Bountiful	4,514	4,896	382
Total	76,385	93,793	17,408
Grand Total	183,216	264,125	80,909

### Tax Revenue

Total 2005 Tax Revenue (millions)	\$41.5
Property Tax Receipts	\$25.0
Sales and Use Tax Receipts	\$9.8
Per Capita Tax Revenue (2005)	\$149

Note: All dollar figures are in current dollars.

Sources: *Utah Population Estimates Committee; U.S. Census Bureau; Bureau of Economic and Business Research, University of Utah; Utah Department of Workforce Services; Utah State Tax Commission; Wasatch Front Regional Multiple Listing Service; NewReach; Center for Public Policy & Administration, University of Utah, The Changing Economic Structure and Current Baseline of Davis County and Municipalities*

### Demographic Characteristics and Trends

Compared to statewide averages, the Davis County population is young, less racially diverse, has higher educational attainment, higher incomes, and fewer individuals in poverty. Since 1990 the population of Davis County has grown by 52.4% from 188,000 to 286,500 (Table 1). Over the same period the total population of the Wasatch Front increased by 47.2 %. Davis County's growth rate has accelerated since 2000, resulting in a gain of 19.3% between 2000 and 2006, compared to a 15.3% increase for the Wasatch Front.

**Table 1      Population Change of Wasatch Front Counties, 1990–2006**

	1990	2000	2006	1990 to 2006 Change	2000 to 2006 Change
Davis	188,000	240,204	286,547	52.4%	19.3%
Salt Lake	728,000	902,777	996,374	36.9%	10.4%
Utah	266,000	371,894	475,425	78.7%	27.8%
Weber	159,000	197,541	215,870	35.8%	9.3%
Total	1,341,000	1,712,416	1,974,216	47.2%	15.3%

Source: *Governor's Office of Planning and Budget*

Over the past 15 years Davis County has maintained a consistent share of the population base of the Wasatch Front. In 1990 Davis County accounted for 14% of the population of the four Wasatch Front counties, and by 2006 the county's share had grown only slightly to 14.5% (Table 2). During this period Salt Lake and Weber Counties' demographic shares declined, while Utah County made an impressive gain, moving from 19.8% in 1990 to 24.1% in 2006.